

LEASE AGREEMENT

BETWEEN

SALUM KIBWANA ATHUMANI

AND

FEEHON COMPANY LIMITED



THIS LEASE AGREEMENT is made this 02<sup>nd</sup> day of January 2025

BETWEEN

SALUM KIBWANA ATHUMANI of Visiga, Miwaleni, Kibaha Town Council (herein after referred to as the "LANDLORD", which expression where the context so admit shall include his heirs and assignees) of one part.

AND

FEEHON COMPANY LIMITED a Company duly registered under the Companies ACT, (Cap, 212, R.E 2002) of P.O Box 30443, Kibaha Pwani, (herein after referred to as the "TENANT"), which expression where the context admit shall include her successor or assignees) of the other part.

A. **WHEREAS**, the **Landlord** is the lawful owner of Plot No. 2 Block B, Visiga, Miwaleni, Kibaha Town Council, Coast Region.

B. **WHEREAS**, the **Tenant** is desirous and willing to rent the said part of the land subject the terms and conditions hereinafter set forth.

NOW THEREFORE, This **DEED** witness as follows.

**IT IS HEREBY MUTUALLY AGREED AS FOLLOWS:-**

1. The Landlord shall

a) That this lease agreement will be for a term of Ten (10) years, starting from 1<sup>st</sup> January, 2025 to 31<sup>st</sup> December 2034 and as witnessed in the Lease Agreement between **SALUM KIBWANA ATHUMANI** and **FEEHON COMPANY LIMITED** which will be reviewed after every three years' periods.

b) **YIELDING AND PAYING** therefore and throughout the said term of 24 months at a rent of Tshs 300,000 only, payable in advance for a period of every twenty-four months with effect from 4<sup>th</sup> January, 2025

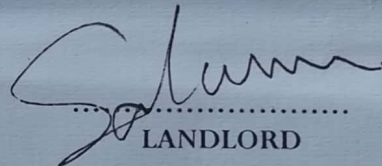
2. The Landlord undertakes that, the Tenant shall enjoy the facilities of the leased premises without any interference from the Landlord, his family members or his worked upon for a further period of five years.



3. At the expiry of the initial period of Five years the Tenant shall enter into renegotiation or reviewing favorable terms upon which the renewal of contract will be, worked upon for a further period of Three years.
4. The contracting parties have executed this Lease Agreement on date and year hereinafter appearing.
5. This LEASE Agreement shall be governed by and constructed in accordance with the laws of Tanzania Governing Landlord and Tenant relationship as shall be in force.
6. The tenant shall have the option to purchase the property during the lease term, subject to the execution of a new and separate purchase agreement mutually agreed upon by both parties.

IN WITNESS WHEREOF the parties hereto have executed these presents on the day and in the year in the manner hereinafter appearing

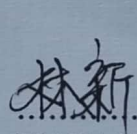
SIGNED AND DELIVERED at Dar es Salaam  
by the said SALUM KIBWANA ATHUMANI  
who is known/identified to me by  
.....the latter  
Being known to me personally in my presence  
This 02<sup>nd</sup> day of January 2025

  
.....  
LANDLORD

SEALED by the common SEAL at Dar es Salaam  
of the TENANT this 02<sup>nd</sup> day of January 2025

SEAL

SIGNED and DELIVERED at Dar es Salaam  
by the .....on behalf of the  
Tenant who is known/identified to me by  
.....The latter  
Being known to me personally in my presence  
This 02<sup>nd</sup> day of January 2025

  
.....  
MANAGING DIRECTOR  
FOR THE TENANT



BEFORE ME

